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WARRANTY DEED  
Joint TenancyNO TRANSFER  
TAX PAID

KNOW ALL MEN BY THESE PRESENTS,

014737

That, JEANNINE G. DeROSBY, of Waterville, in the County of Kennebec, and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by JEANNINE G. DeROSBY and LOUIS E. DeROSBY, husband and wife, both of Waterville, in the County of Kennebec, and State of Maine, and PAUL EDMOND DeROSBY, of Waterville, in the County of Kennebec and State of Maine, the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey, unto the said JEANNINE G. DeROSBY, LOUIS E. DeROSBY, PAUL EDMOND DeROSBY, as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land situated at the corner of Rideout and Wilkes Streets, in Waterville, County of Kennebec and State of Maine. Being lot numbered seventy-six (76) according to a plan of lots at Nelson Heights belonging to A. F. Hutchinson Land Co., Inc. Said plan being made by Ernest W. Branch, Surveyor, dated August 23, 1920, and recorded in the Kennebec County Registry of Deeds, Plan Book 7, Pages 34 and 35.

Also another lot or parcel of land situated on Rideout Street, in said Waterville, being lots numbered seventy-seven (77) and seventy-eight (78) according to a plan of lots at Nelson Heights belonging to A. F. Hutchinson Land Co., Inc. Said Plan being made by Ernest W. Branch, Surveyor, dated August 23, 1920, and recorded in the Kennebec County Registry of Deeds in Plan Book 7, Page 34 and 35.

Meaning and intending hereby to convey the premises acquired by the within Grantor in joint tenancy by deed of Merilda B. Giguere dated July, 1989, and recorded in the Kennebec County Registry of Deeds in Book 3581, Page 50. Merilda B. Giguere died on February 7, 1990, and by will devised the within described premises to her daughter, JEANNINE G. DeRosby.

To have and to hold the aforegranted and bargained premises with all the appurtenances thereof, to the said JEANNINE G. DeROSBY, LOUIS E. DeROSBY, and PAUL EDMOND DeROSBY, as joint tenants and not as tenants in common, and their heirs and assigns, to them and their use and behoof forever.

And I do covenant with the said Grantees, as aforesaid, that I am lawfully seized in fee of the premises; that they are free of all encumbrances; that I have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that my heirs and I shall and will Warrant and Defend the same to the said Grantees, their heirs and assigns against the lawful claims and demands of all persons.

In Witness Whereof, the said JEANNINE G. DeROSBY, joining in this deed as Grantor, and relinquishing and conveying all right by descent and all other rights in the above described premises, have hereunto set my hand and seal this 10th day of July, in the year of our Lord one thousand nine hundred and ninety.

Signed, Sealed and Delivered  
in the presence of:

W. R. Bragg

Jeannine G. DeRosby

Louis E. DeRosby

and acknowledged